United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi))
Plaintiff(s) v. Brandegee Garden NY, LLC, et al.)) Civil Action No. 1:25-cv-00561-SO
Defendant(s)	

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Brandegee Garden NY, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025

SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No. 1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

was re	This summons for (na ceived by me on (date)	me of individual and title, if any)	Brandegee Garden NY, Development, Ltd.	LLC c/o M	illennia Housin
	☐ I personally served	the summons on the individ	lual at (place)		
			on (date)	;	or
	☐ I left the summons		e or usual place of abode with 6	11 TO 1 T	
			erson of suitable age and discre		les there,
	On (date)	, and mailed a cop	y to the individual's last known	address; or	
		ons on (name of individual) accept service of process on	Nicole Dayem, Legal behalf of (name of organization)	ALTERNATION AND ARTER AND	, who is e Garden NY,LLC
	c/o Millennia	Housing Development,	Ltd. on (date) 03/2	7/2025 ;	or
	☐ I returned the sum	nons unexecuted because	•		; or
	☐ Other (specify):				
	My fees are \$	for travel and \$	for services, for	a total of \$	0.00
	I declare under penalt	y of perjury that this informa	ation is true.		
ate:	03/27/2025		Shelly Wife	/	
			Server's sign	ature	
		She	elly A. Gabor, Process	Server	
		· vn. dan neen vibrongstes de	Printed name a		
		P.C). Box 93822, Clevelan	d, Ohio 44	101

for th

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)
Plaintiff(s) v. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-cv-00561-SO)
Defendant(s))))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Brandegee Garden NY MM, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

	£ (Citational and title if any	Brandegee Garden NY MM, LLC. c/o Millennia Ho
		ne of individual and title, if any)	Development, Ltd.
received b	by me on (date)	03/27/2025	· ·
		the summons on the indivi	ridual at (place)
□Ip	ersonally served	the summons on the indivi	On (date) ; Or
			While and interface and the forest a
пп	eft the summons	at the individual's residence	ice or usual place of abode with (name)
		, a	a person of suitable age and discretion who resides there,
	-4-1	and mailed a co	opy to the individual's last known address; or
011 (da	AND THE PROPERTY OF THE PROPER		Nicole Dayem, Legal Department , who is
of I s	served the summe	ONS ON (name of individual)	
desig	gnated by law to	accept service of process of	on behalf of (name of organization) Brandegee Garden NY MM,
c/o	Millennia H	lousing Development	e, Ltd on (date) 03/27/2025 ; or
****			· or
O I :	returned the sum	mons unexecuted because	
00	ther (specify):		
Mart	fees are \$	for travel and \$	for services, for a total of \$ 0.00
IVI y	ices are a	annelle, marente esta un activista traduta anticer marettare.	
- 1	1	ty of perjury that this infor	rmation is true.
1 dec	clare under penal	ny or perjury that and more	
			1/11/1 9/1
te: 03/	27/2025	Mentani	Server's signature
and the second s	N. C.		
			Shelly A. Gabor, Process Server
		anaerolihe	Printed name and title
			02022 Glassland Objo 4/101
			P.O. Box 93822, Cleveland, Ohio 44101
		The state of the s	P.O. Box 93822, Cleverand, United 44101 Server's address

Case: 1:25-cv-00561-SO Doc #: 4 Filed: 03/24/25 7 of 30. PageID #: 392

AO 440 (Rev. 06/12) Summons in a Civil Action

UNITED STATES DISTRICT COURT

for the

Northern District of Ohio

			e e
RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)		
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.))))	ivil Action No.	1:25-cv-00561-SO
)		
Defendant(s))		

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Buck Apartments NY MM, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025

SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Case: 1:25-cv-00561-SO Doc #: 4 Filed: 03/24/25 8 of 30. PageID #: 393

AO 440 (Rev. 06/12) Summons in a Civil Action (Page 2)

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

This summons for (name of individual and title, if any	Buck Apartments NY MM, LLC c/o Millennia Hou
was received by me on (date) 03/27/2025	Development, Ltd.
☐ I personally served the summons on the indiv	vidual at <i>(place)</i>
	On (date) ; Or
☐ I left the summons at the individual's residen	
, , a	a person of suitable age and discretion who resides there,
on (date), and mailed a co	opy to the individual's last known address; or
I served the summons on (name of individual)	Nicole Dayem, Legal Department , who is
c/o Millarmia H	on behalf of (name of organization) Buck Apartments NY MM, LLC
C/O MITTERMIA Housing Development	, Ltd on (date) 03/27/2025 ; or
☐ I returned the summons unexecuted because	; or
☐ Other (specify):	
My fees are \$ for travel and \$	for services, for a total of \$ 0.00
I declare under penalty of perjury that this inform	nation is true
1 January 1 Janu	actor is true.
Date: 03/27/2025	Server's signature
S	Shelly A. Gabor, Process Server
	Printed name and title
	.O. Box 93822, Cleveland, Ohio 44101
**************************************	Server's address

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.) Civil Action No.1:25-cv-00561-SO)
Defendant(s))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Buck Apartments NY, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025

SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

rece	ived by me on (date) 03	of individual and title, if any) 3/27/2025	Development, Lt		C c/o Mi	accountry to the state of the s	
ſ	☐ I personally served th	e summons on the indivi	dual at (place)		*	VICE AND TO SERVICE ON THE SERVICE	CONTRACTOR OF CO
			On (date)			; or	
[☐ I left the summons at	the individual's residence	ee or usual place of abo person of suitable age	de with (na	me)	ides ther	e.
-	011 (date)		py to the individual's l				
	☑ I served the summon	S On (name of individual)	Nicole Dayem,	COLUMN TO SERVICE DE LA COLUMN	CONTRACTOR OF THE PROPERTY OF	**************************************	, who is
		cept service of process o		03/27/2		; or	NI, III
	☐ I returned the summo			enti-seety of errors or seed out to April Seety (See Seety of the Seet			; or
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	I declare under penalty	of perjury that this infon	mation is true.	Server's signa	l L	0.	00 .
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for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi	
Plaintiff(s) v. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-cv-00561-SO
Defendant(s))))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Cooper Apartments NY MM, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

	This summons for (nar	ne of individual and title, if any)	Cooper Apartments NY MM, LLC	c/o Millennia
was re	ceived by me on (date)	03/27/2025	Housing Development, Ltd.	neticina est inventina est interesta a la constitución de la constituc
	☐ I personally served	the summons on the individ	dual at (place)	5
			On (date)	; or
	☐ I left the summons		e or usual place of abode with (name)	
			person of suitable age and discretion who	
	On (date)	, and mailed a cop	by to the individual's last known address; of	or
		ons on (name of individual)	licole Dayem, Legal Department	, who is
			behalf of (name of organization) Cooper	
	c/o Millennia	Housing Development	, Ltd. on (date) 03/27/2025	; or
	☐ I returned the summ	nons unexecuted because		; or
	Other (specify):			
	My fees are \$	for travel and \$	for comings, for a total of t	
	Nily ices are 3	TOI HAVELAIIG D	for services, for a total of S	0.00
	I declare under penalty	of perjury that this informa	ation is true.	
Date:	03/27/2025		Shell C. He	
	ageneracy and discussed in the commence of the	*Vertex transport conduction	Server's signature	
		Sh	nelly A. Gabor, Process Server	•
		www.windowinger.com	Printed name and title	
		P	2.0. Box 93822, Cleveland, Ohi	.o 44101
		Transport of the contract of t	Samon's address	

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-cv-00561-SO
Defendant(s))))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Cooper Apartments NY, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025

SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

		me of individual and title, if any)	Cooper Apartments NY, LLC c/o	o Millennia Hous	in
was re	eceived by me on (date)	03/27/2025	Development, Ltd.		
	☐ I personally served	the summons on the individual	dual at (place)		
			On (date)	; or	
	☐ I left the summons	at the individual's residence	e or usual place of abode with (name)	erred.	
			person of suitable age and discretion who re-	sides there,	
	OII (date)		by to the individual's last known address; or		
			icole Dayem, Legal Department	, who is	
		ousing Development,	behalf of (name of organization) Cooper Ltd. on (date) 03/27/2025	Apartments NY,	LL
	☐ I returned the summ	nons unexecuted because		or	
	☐ Other (specify):		The company was a first and the company of the comp	and law as a constitution of the constitution	
	My fees are \$	for travel and \$	for services, for a total of \$	0.00	
	I declare under penalty	of perjury that this informa	ntion is true.		
ate:	03/27/2025		Shell be Hofen		
			Server's signature		
		PROTESTATE AND ADDRESS AND ADD	Shelly A. Gabor, Process Serve	r 	
			Printed name and title	THE STATE OF THE S	
		#Matriconnections	P.O. Box 93822, Cleveland, Ohio	o 44101	
			Server's address		

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)		
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.)	Civil Action No.	1:25-cv-00561-SO
Defendant(s))		

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Knamm Apartments NY MM, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

here

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

was rec		of individual and title, if any) 3/27/2025	Knamm Apartments NY MM, LLC c/ Department, Ltd.	o Millennia Housing
	☐ I personally served th	ne summons on the indivi	idual at (place) On (date)	; or
	☐ I left the summons at		ce or usual place of abode with (name) person of suitable age and discretion who re	sides there,
	On (date)		py to the individual's last known address; or	
	☑ I served the summon	5 off (manie of manie)	Nicole Dayem, Legal Department	
		cept service of process o	n behalf of (name of organization) Knamm A c, Ltd on (date) 03/27/2025	partments NY MM, LLC ; or
	☐ I returned the summe	ons unexecuted because		; or
	☐ Other (specify):			
	My fees are \$	for travel and \$	for services, for a total of \$	0.00
	I declare under penalty	of perjury that this inform	nation is true.	
Date:	03/27/2025		Mill W. Holy	
		S	Server's signature Shelly A. Gabor, Process Server	
		p. malaure	Printed name and title	
		P	P.O. Box 93822, Cleveland, Ohio	44101
		partition	Server's address	
Additi	onal information regardi	ng attempted service, etc.	:	

Case: 1:25-cv-00561-SO Doc #: 4 Filed: 03/24/25 17 of 30. PageID #: 402

AO 440 (Rev. 06/12) Summons in a Civil Action

United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi	
Plaintiff(s) v. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-cv-00561-SO
Defendant(s)	

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Knamm Apartments NY, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.



Case: 1:25-cv-00561-SO Doc #: 4 Filed: 03/24/25 18 of 30. PageID #: 403

AO 440 (Rev. 06/12) Summons in a Civil Action (Page 2)

Civil Action No. 1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

This summons for (nam	e of individual and title, if any)	Knamm Apartments NY, LLC c/o	Millennia Housi
received by me on (date)	03/27/2025	Development, Ltd.	
☐ I personally served	the summons on the individ	dual at (place)	
	7	Off (date)	; or
☐ I left the summons a		e or usual place of abode with (name)	
AMARIAN AND AND AND AND AND AND AND AND AND A	, a p	person of suitable age and discretion who res	ides there,
On (date)	, and mailed a cop	y to the individual's last known address; or	
	No.	Nicole Dayem, Legal Department behalf of <i>(name of organization)</i> Knamm Apa	, who is
	lousing Development	- ALANA MARIANA MARIAN	; or
☐ I returned the summ	ons unexecuted because		; or
☐ Other (specify):			
. ,			
My fees are \$	for travel and \$	for services, for a total of \$	0.00
I declare under penalty	of perjury that this inform	ation is true.	
e: 03/27/2025		Shell Geleg	
	в	Server's signature	
	Sh	elly A. Gabor, Process Server	
		Printed name and title	
	P.0	O. Box 93822, Cleveland, Ohio 4	4101
	approximate and an address of the second	Server's address	

Additional information regarding attempted service, etc:

Type text here

United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi	
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.	Civil Action No. 1:25-cv-00561-SO
Defendant(s)))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Millennia Housing Management, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

was	This summons for (received by me on (date)	name of individual and title, if any) 03/27/2025	Millennia Housing Manag	ement, Ltd.		
		ed the summons on the indiv	idual at <i>(place)</i>			
			On (date)	; 01		
	☐ I left the summor		ce or usual place of abode with (name)			
		, a	person of suitable age and discretion	who resides there,		
	On (date)	, and mailed a co	py to the individual's last known addi	ess; or		
	1 served the summ	nons on (name of individual)	Nicole Dayem, Legal Depar	rtment		
designated by law to accept service of process on behalf of (name of organization) Millennia Housing						
	management, L	Carriera en esta en es	on (date) 03/27/2025	; or		
	I returned the sun	mons unexecuted because		The control of the co		
	☐ Other (specify):			; or		
	My fees are \$	for travel and \$	for services, for a tota	l of \$ 0.00		
	I declare under penal	ty of perjury that this information	ation is true.			
Date:	03/27/2025		Shell Golg			
			Server's signature			
		She	lly A. Gabor, Process Serv	er		
			Printed name and title			
		D () Por 02022 01 1			
		the office of the second of th	Server's address	nio 44101		

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-cv-00561-SO
Defendant(s)))))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

	This summons for (name	of individual and title, if any	Millennia Ho	ousing Developme	nt, Ltd.	
was rec	eived by me on (date)	03/27/2025	•			
	☐ I personally served th	ne summons on the indiv	ridual at (place)			
			Off (date)		; or	
	☐ I left the summons at			Outropy of the second s		
,			person of suitable age		sides there,	
	on (date)	, and mailed a co	opy to the individual's	last known address; or		
	☑ I served the summon				EVANO DE EL CIENTE DE CONTRETE	vho is
	designated by law to ac	cept service of process			Housing	unana manana
	Development, Ltd		On (date)	03/27/2025	; or	
	☐ I returned the summo	ons unexecuted because				; or
	Other (specify):					
	My fees are \$	for travel and \$	for se	ervices, for a total of \$	0.00	·
	I declare under penalty	of perjury that this infor	mation is true.			
Date:	03/27/2025		Shelf le	Server's signature		
			Shelly A. Gabor	, Process Server		
		Johnson	Pi	inted name and title	kuminanan valani ocuvorinne (1997) agen verana verana verana verana (1994).	and the second second second
			P.O. Box 92833,	Cleveland, Ohio	44101	
		- And Annual		Server's address		versywaleusende fact-auth Christich

United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.	Civil Action No. 1:25-cv-00561-SO
Defendant(s)	-)

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

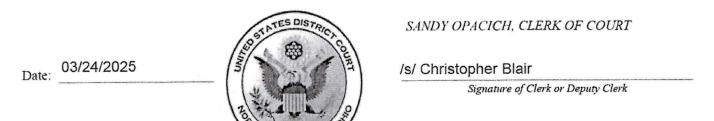
Village Point NY, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.



AO 440 (Rev. 06/12) Summons in a Civil Action (Page	10 440 (Rev	06/12)	Summons	in a	Civil	Action	(Page	2
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Civil Action No. 1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

was rec	This summons for (no eived by me on (date)	ame of individual and title, if any	Village Point NY, LLC of Development, Ltd	/o Millennia Housing		
	☐ I personally serve	d the summons on the indi-	vidual at (place) On (date)	; or		
	☐ I left the summon	,	nce or usual place of abode with (name) a person of suitable age and discretion	who resides there,		
		nons on (name of individual)	ropy to the individual's last known add	nent , who is		
	designated by law to accept service of process on behalf of (name of organization) Village Point NY LLC c/o Millennia Housing Development, Ltd. on (date) 03/27/2025 or I returned the summons unexecuted because : or Other (specify):					
	My fees are \$	for travel and \$	for services, for a to	otal of \$ 0.00 ·		
	I declare under penalty of perjury that this information is true.					
Date:	03/27/2025		Shelf (Server's signature	е		
			Shelly A. Gabor, Process S Printed name and t			
			P.O. Box 93822, Cleveland, Server's address			
			Server 3 duaress	•		

United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.	Civil Action No. 1:25-cv-00561-SO
Defendant(s))))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Village Point NY MM, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

was	This summons for (creceived by me on (date)	name of individual and title, if any) 03/27/2025	Village Point NY MM, LLC c/o Mi Development, Ltd.	11enn	ia Ho	using		
	☐ I personally serv	ed the summons on the indivi	idual at (place)					
	On (date)							
	☐ I left the summons at the individual's residence or usual place of abode with (name)							
		, a person of suitable age and discretion who resid						
	On (date)	, and mailed a cop	by to the individual's last known address; or	es there	•,			
	XI I served the summons on (name of individual) Nicole Dayem, Legal Department designated by law to accept service of process on behalf of (name of organization) Village Poin							
	Millennia Hous	sing Development, Ltd	on (deed)	or				
	I returned the sun	☐ I returned the summons unexecuted because						
	☐ Other (specify):				; 0			
	My fees are \$	for travel and \$	for services, for a total of \$	0.0	0			
	I declare under penal	I declare under penalty of perjury that this information is true.						
Date:	3/27/2025		Shelly a Sales					
		Sh	elly A. Gabor, Process Server					
			Printed name and title		***************************************			
		P.0	0. Box 93822, Cleveland, Ohio 4410)1				
Server's address								

United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))		
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.)	Civil Action No.	1:25-cv-00561-SO
Defendant(s)) - -)		

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Genesee Tower NY MM, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 iklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

Date: 03/24/2025

SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

This summons for	(name of individual and title, if any)	Genesee Tower NY MM, LLC c/	o Millennia Housir			
was received by me on (da	e) 03/27/2025	Development, Ltd.				
☐ I personally ser	ved the summons on the individ	dual at (place)				
		OII (date)	; or			
☐ I left the summe	☐ I left the summons at the individual's residence or usual place of abode with (name)					
	, a person of suitable age and discretion who resides there,					
On (date)	on (date), and mailed a copy to the individual's last known address; or					
	nmons on (name of individual) to accept service of process on	Nicole Dayem, Legal Departmen behalf of (name of organization) Genesee	t , who is			
c/o Millennia	Housing Development,	Ltd on (date) 03/27/2025	OT			
	mmons unexecuted because	03/27/2025	noneque.			
	minous anexecuted because		; or			
Other (specify):						
My fees are \$	for travel and \$	for services, for a total of \$	0.00			
I declare under nen	alty of perjury that this informa	tion is true				
P-	and or perjury that this informa	aton is true.				
ate:03/27/2025		Mill bethe				
		Server's signature	чество в нестой на селото на селото			
	She	elly A. Gabor, Process Server				
		Printed name and title	the day control of the last control and the control and the control of the contro			
	Р.	O. Box 93822, Cleveland, Ohio	44101			
	©, The method are seed of personal	Server's address				

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) V. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-cv-00561-SO
Defendant(s))))

SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Genesee Tower NY, LLC c/o Millennia Housing Development, Ltd. 4000 Key Tower, 127 Public Square Cleveland, Ohio 44114

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.



SANDY OPACICH, CLERK OF COURT

/s/ Christopher Blair

Civil Action No.

1:25-cv-00561-SO

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

This summons for (name of individual and title, if a was received by me on (date) 03/27/2025	Development, Ltd.	o Millennia Housing					
☐ I personally served the summons on the inc	☐ I personally served the summons on the individual at (place)						
• • • • • • • • • • • • • • • • • • • •	On (date)	; or					
☐ I left the summons at the individual's resid	dence or usual place of abode with (name)						
	, a person of suitable age and discretion who resid						
on (date) , and mailed a	on (date) . and mailed a copy to the individual's last known address; or						
I served the summons on (name of individual)	Nicole Dayem, Legal Depart	ment , who is					
designated by law to accept service of proces	ss on behalf of (name of organization) Gene	see Tower NY, LLC					
c/o Millennia Housing Developmen	t, Ltd. on (date) 03/27/202	5 ; or					
☐ I returned the summons unexecuted becau	ise	; or					
☐ Other (specify):							
My fees are \$ for travel and	for services, for a total	al of \$					
I declare under penalty of perjury that this in	I declare under penalty of perjury that this information is true.						
Date: 03/27/2025	Shell Gellotes						
Date.	Server's signature						
	Shelly A. Gabor, Process Se						
	Printed name and titl	le					
	P.O. Box 93822, Cleveland,	Ohio 44101					
	ON-collectual control						

United States District Court

for the

Northern District of Ohio

RIK IOF Millennia Buck Portfolio, LLC; Lobo Feroz, LLC, and Jonaton Grassi)))
Plaintiff(s) v. Brandegee Garden NY, LLC, et al.) Civil Action No. 1:25-CV-00561))
Defendant(s))

ALIAS SUMMONS IN A CIVIL ACTION

To: (Defendant's name and address)

Frank T. Sinito 6820 Eagle Mills Road Willoughby, OH 44094

A lawsuit has been filed against you.

Within 21 days after service of this summons on you (not counting the day you received it) — or 60 days if you are the United States or a United States agency, or an officer or employee of the United States described in Fed. R. Civ. P. 12 (a)(2) or (3) — you must serve on the plaintiff an answer to the attached complaint or a motion under Rule 12 of the Federal Rules of Civil Procedure. The answer or motion must be served on the plaintiff or plaintiff's attorney, whose name and address are:

Joshua A. Klarfeld UB GREENSFELDER LLP 1660 W. 2nd Street, Suite 1100 Cleveland, OH 44113 jklarfeld@ubglaw.com

If you fail to respond, judgment by default will be entered against you for the relief demanded in the complaint. You also must file your answer or motion with the court.

3/28/2025

Date:

SANDY OPACICH, CLERK OF COURT

s/ A. Faluski

Civil Action No. 1:25-CV-00561

PROOF OF SERVICE

(This section should not be filed with the court unless required by Fed. R. Civ. P. 4 (1))

Was re	This summons for (name of individual and title, if any, eceived by me on (date) 03/31/2025	Frank T. Sinito			
was it	☐ I personally served the summons on the indiv	ridual at <i>(place)</i>			
		on (date)	; or		
	I left the summons at the individual's residence or usual place of abode with (name)				
	who acknowledged to me she lives at , a person of suitable age and discretion who resides there, this address, on (date) 03/31/2025 , and mailed a copy to the individual's last known address; or				
	☐ I served the summons on (name of individual)		, who is		
	designated by law to accept service of process o	Manage Control of the			
	☐ I returned the summons unexecuted because	on (date)	; or	; or	
	Other (specify): My fees are \$ for travel and \$	for services, for a total	of\$0.0	<u> </u>	
	I declare under penalty of perjury that this information is true.				
Date:	03/31/2025	Shelly & Hebey Server's signature			
	Sh	elly A. Gabor, Process Server Printed name and title			
	P.	O. Box 93822, Cleveland, Ohio 4	4101		
		Server's address		and the state of t	